

1 BILL NO. R-83-12-18

2 DECLARATORY RESOLUTION NO. R-128-83

3 A DECLARATORY RESOLUTION confirming  
4 the designations of an "Economic Re-  
5 vitalization Area" under I.C. 6-1.1-  
6 12.1.

7 WHEREAS, Common Council has previously designated by  
8 Declaratory Resolution the following described property as an  
9 "Economic Revitalization Area" under Division 6, Article II,  
10 Chapter 2 of the Municipal Code of the City of Fort Wayne, Indiana,  
11 of 1974, as amended and I.C. 6-1.1-12.1, to-wit:

12 Lot twenty-one (21) in Hageman  
13 Subdivision to City of Fort  
14 Wayne, Allen County:

15 said property more commonly known as 2905 Reynold St., Fort  
16 Wayne, Indiana; and

17 WHEREAS, recommendations have been received from the  
18 Committee on Finance and the Department of Economic Development  
19 concerning said Resolution;

20 WHEREAS, notice of the adoption and substance of said  
21 Resolution has been published in accordance with I.C. 5-3-1 and  
22 a public hearing has been conducted on said Resolution;

23 WHEREAS, if said Resolution involves an area that has  
24 already been designated an allocation area under I.C. 36-7-14-39,  
25 the Fort Wayne Redevelopment Commission has adopted a Resolution  
26 approving the designation.

27 NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF  
28 THE CITY OF FORT WAYNE, INDIANA:

29 SECTION 1. That, the Resolution previously designating  
30 the above described property an "Economic Revitalization Area" is  
31 confirmed in all respects.

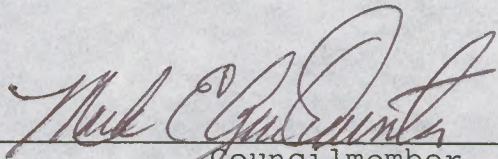
32 SECTION 2. That, the above described property is here-  
by declared an "Economic Revitalization Area" pursuant to I.C. 6-  
1.1-12.1, said designation to begin on the effective date of this



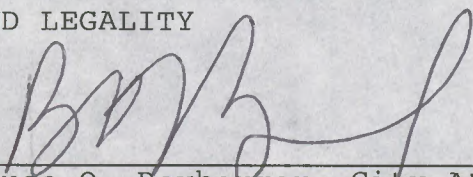
Page Two

Resolution and continue for one (1) year. Said designation shall terminate at the end of that one (1) year period.

SECTION 3. That this Resolution shall be in full force and effect from and after its passage and any and all necessary approval by the Mayor.

  
Councilmember

APPROVED AS TO FORM  
AND LEGALITY

  
Bruce O. Boxberger, City Attorney

FOX RIVER BOND  
25% COTTON



Read the first time in full and on motion by Mr. Justice,  
seconded by Mr. [unclear], and duly adopted, read the second time  
by title and referred to the Committee [unclear] (and the City  
Plan Commission for recommendation) and Public Hearing to be held after  
due legal notice, at the Council Chambers, City-County Building, Fort Wayne,  
Indiana, on 27th the 27th day of  
December, 19 83 at 7:30 o'clock P.M., E.S.T.

DATE: 12-13-83

Sandra E. Kennedy  
CITY CLERK

Read the third time in full and on motion by Mr. Justice,  
seconded by Mr. [unclear], and duly adopted, placed on its  
passage. PASSED (~~LOST~~) by the following vote:

	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>	<u>TO-WIT:</u>
<u>TOTAL VOTES</u>	<u>9</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>BRADBURY</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>BURNS</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>EISBART</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>GIAQUINTA</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>SCHEMIDT</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>SCHOMBURG</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>SCRUGGS</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>STIER</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>
<u>TALARICO</u>	<u>✓</u>	<u>      </u>	<u>      </u>	<u>      </u>	<u>      </u>

DATE: 12-27-83

Sandra E. Kennedy  
CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne,  
Indiana, as (ZONING MAP) (GENERAL) (ANNEXATION) (SPECIAL)  
(APPROPRIATION) ORDINANCE (RESOLUTION) NO. B-128-83  
on the 27th day of December, 19 83.

ATTEST:

(SEAL)

Sandra E. Kennedy  
CITY CLERK

Ray A. E. [unclear]  
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on  
the 28th day of December, 19 83, at the hour of  
1:00 o'clock P.M., E.S.T.

Sandra E. Kennedy  
CITY CLERK

Approved and signed by me this 28th day of December  
19 83, at the hour of 4 o'clock P.M., E.S.T.

Win Moses, Jr.  
WIN MOSES, JR. - MAYOR



APPLICATION FOR CONSIDERATION FOR  
DESIGNATION AS AN URBAN DEVELOPMENT AREA

This Application is to be completed and signed by the owner of the property where property redevelopment or rehabilitation is to occur. The Common Council of the City of Fort Wayne reviews this Application for designation as an "Urban Development Area" in discharge of its responsibility under Public Law 69, enacted by the General Assembly of the State of Indiana in 1977 and amended in 1979. The Common Council makes no representation as to the effect of a designation granted by the Council for purposes of any further applications or approvals required under Public Law 69, and makes no representation to an applicant concerning the validity of any benefit conferred under Public Law 69.

HOME GUARD INDUSTRIES, INC.

1. Address of Property 2905 REYNOLDS ST.  
Street Boundaries (if applicable) \_\_\_\_\_  
\_\_\_\_\_
2. Legal Description of Property  
Lot twenty-one (21) in  
Hageman Subdivision  
to city Fort Wayne  
Allen County
3. Township Adams
4. Taxing District Fort Wayne-Adams
5. Current Zoning District M-1
6. Variance Grant (if any) \_\_\_\_\_  
\_\_\_\_\_
7. Owner(s) DALE & BETTY SCHERER  
(PROPERTY)
8. Address of Owner(s) 8122 ILLINOIS RD.  
\_\_\_\_\_
9. Telephone Number \_\_\_\_\_
10. Agent of Owner (if any) \_\_\_\_\_
11. Address \_\_\_\_\_
12. Telephone Number \_\_\_\_\_
13. Relationship of Agent to Owner \_\_\_\_\_
14. Instrument Number of Commitments or Covenants Enforceable by City (if any) \_\_\_\_\_
15. Current Use of Property  
(a) How is property presently used? Property VACANT  
\_\_\_\_\_  
\_\_\_\_\_  
(b) What structure(s) (if any) are on the property? 40 x 200 Steel Bldg.  
\_\_\_\_\_  
\_\_\_\_\_  
(c) What is the condition of this structure/these structures? New  
\_\_\_\_\_  
\_\_\_\_\_
16. Current Assessment on Land and Improvements  
(a) What is the amount of latest assessment? \_\_\_\_\_  
(b) What is the amount of total property taxes paid the immediate past year? (indicate amount of land assessment and assessment on improvements) \_\_\_\_\_  
\_\_\_\_\_



FORT WAYNE  
INDIANA 46002

HOME GUARD INDUSTRIES, INC.

P. O. BOX 11761  
FORT WAYNE, INDIANA 46060

1013

July 13, 1983  $\frac{71-19}{749}$

PAY  
TO THE  
ORDER  
OF

Fifty and no/100

DOLLARS \$50.00

City of Fort Wayne

Joseph Barberi

⑈001013⑈ ⑆074900194⑆ 20⑈094⑈932⑈⑈

BEALTECH INDUSTRIES, INC.

NO. 13

7-13-83

RECEIVED FROM \_\_\_\_\_

\_\_\_\_\_ DOLLARS

Account Total \$ \_\_\_\_\_

Amount Paid \$ \_\_\_\_\_

Balance Due \$ \_\_\_\_\_

THE EFFICIENCY-LINE™ AN AMPAD PRODUCT



17. Description of Project Manufacture of Steel security  
& ornamental doors, window guards, fence and other  
related products.
18. Development Time Frame
- (a) When will physical aspects of development or rehabilitation begin? July 15<sup>th</sup> 1983
- (b) When is completion expected? Aug 31, 1983
19. Cost of project (not including land cost) \$45,000 for  
production equipment
20. Permanent Jobs Resulting from Completed Project
- (a) How many permanent employees will be employed at or in connection with the project after it is completed? 6 immediately 10 after 1 year
- (b) What kind of work will employees be engaged in? Light manufacturing
- (c) How many jobs new to Fort Wayne will be created as a result of project completion? 10
21. Additional municipal services necessitated by project (eg. enlargement of sewer, improvement of streets) None
22. Undesirability for Normal Development
- What evidence can be provided that the project property is located in an area "which has become undesirable for, or impossible of, normal development and occupancy because of a lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property"?
- Operation to be established in Fort Wayne  
East Central neighborhood. Building was new but  
not leased for two years due to lack of new  
tenants.
23. Furtherance of City Development Objectives (circle letter and explain)
- (a) Will the project improve utilization of vacant under-utilized land? Yes - property vacant for two years  
Expansion on available adjacent land possible.
- (b) Will the project improve or replace a deteriorated or obsolete structure?



(c) Will the project preserve a historically or architecturally significant structure? \_\_\_\_\_

(d) Will the project contribute to the conservation and/or stability of a neighborhood? Activity at plant  
will enhance neighborhood.

(e) Will the project provide a more attractive appearance for the City (eg. restoration of a facade, landscaping, new design)? \_\_\_\_\_

24. Zoning Restrictions

Will this project require a rezoning, variance, or approval before construction is initiated?

\_\_\_\_\_ Yes

☒ No

25. Financing on Project

What is the status of financing connected with the project?

Project privately financed at local bank.

I hereby certify that the information and representations on this Application are true and complete.

Joseph Barchin Pres.  
Signature(s) of Owner(s)

7/12/83  
Date

Home Guard Industries, Inc.

2905 Reynolds Street

P.O. Box 11761

Fort Wayne, Indiana 46860

426-3470

Application is for abatement of  
personal property taxes on equipment  
for new or expanding business.



BILL NO. R-83-12-18

REPORT OF THE COMMITTEE ON FINANCE

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS REFERRED AN  
~~ORDINANCE~~ A DECLARATORY RESOLUTION confirming the designations of  
an "Economic Revitalization Area" under I.C. 6-1.1-12.1

HAVE HAD SAID ORDINANCE UNDER CONSIDERATION AND BEG LEAVE TO REPORT  
BACK TO THE COMMON COUNCIL THAT SAID ORDINANCE DO PASS.

MARK E. GIAQUINTA, CHAIRMAN

Mark E. Giaquinta

JAMES S. STIER, VICE CHAIRMAN

James S. Stier

JANET G. BRADBURY

Janet G. Bradbury

SAMUEL J. TALARICO

Samuel J. Talarico

DONALD J. SCHMIDT

Donald J. Schmidt

*Concurred  
12-27-83*



DIGEST SHEETTITLE OF ORDINANCE Declaratory Resolution

⑨-83-12-18

DEPARTMENT REQUESTING ORDINANCE Economic DevelopmentSYNOPSIS OF ORDINANCE A Declaratory Resolution confirming the design-nations of an "Economic Revitalization Area" under I.C. 6-1.1-12.1.Lot twenty-one (21) in Hageman Subdivision to City of Fort Wayne,Allen County. (Home Guard Industries, Inc.)EFFECT OF PASSAGE A new building will be utilized for light manufac-turing that has been empty for two years. Also, 10 new jobs will be  
added to the City of Fort Wayne.EFFECT OF NON-PASSAGE Opposite of the above.MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \$45,000.00 (not including  
land cost)

ASSIGNED TO COMMITTEE (PRESIDENT) \_\_\_\_\_





# The City of Fort Wayne

December 14, 1983

Ms. Mary Gabet  
Fort Wayne Newspapers, Inc.  
600 West Main Street  
Fort Wayne, IN 46802

Dear Ms. Gabet:

Please give the attached full coverage on the date of  
December 17, 1983, in both the News Sentinel and Journal  
Gazette.

RE: Legal Notice for Common Council  
of Fort Wayne, IN

Resolutions	No.	
		R-83-12-31 & R-83-12-32
"	"	R-83-12-29 & R-83-12-30
"	"	R-83-12-27 & R-83-12-28
"	"	R-83-12-25 & R-83-12-26
"	"	R-83-12-23 & R-83-12-24
"	"	R-83-12-21 & R-83-12-22
"	"	R-83-12-19 & R-83-12-20
"	"	R-83-12-17 & R-83-12-18

Please send us 4 copies of each of the above Publisher's  
Affidavit from both newspapers.

Thank you.

Sincerely yours,

Sandra E. Kennedy  
City Clerk

SEK/ne  
ENCL: 8



NOTICE OF PUBLIC HEARING  
FORT WAYNE  
COMMON COUNCIL

(RESOLUTIONS NO. R-83-12-17 AND R-83-12-18 )

Notice is hereby given that the Common Council of the City  
of Fort Wayne, Indiana, approved a Resolution on December 13, 1983,  
date  
designating property at (Lot twenty-one (21) in Hageman Subdivision  
to City of Fort Wayne Allen County. (Home Guard Industries, Inc.)

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an Economic Revitalization Area. A description of the affected area  
can be inspected in the County Assessor's Office.

Common Council will conduct a public hearing on whether  
the above described resolution should be confirmed, modified and  
confirmed or rescinded on Tuesday, December 27, 1983 - 7:30 P.M.  
date, time & place  
Room 128 - City-County Building, Fort Wayne, IN

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If confirmed, said designation shall continue for one (1) year after  
confirmation.

All interested persons are invited to attend and be heard  
at the public hearing.

---

Sandra E. Kennedy  
City Clerk



Fort Wayne Common Council  
(Governmental Unit)

To JOURNAL-GAZETTE Dr.

Allen County, Ind.

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines

Head number of lines

Body number of lines

Tail number of lines

Total number of lines in notice

5

24

2

31

COMPUTATION OF CHARGES

31 lines, 1 columns wide equals 31 equivalent lines at .215¢ \$ 6.67

Additional charge for notices containing rule or tabular work (50 per cent of above amount)

Charge for extra proofs of publication (50 cents for each proof in excess of two) 2 extra

TOTAL AMOUNT OF CLAIM.

1.00

\$ 7.67

DATA FOR COMPUTING COST

Width of single column 9.6 picas

Size of type 6 point

Number of insertions 1

Size of quad upon which type is cast 6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Dec. 17 83 Date 19 Title CLERK

Form 904

PUBLISHER'S AFFIDAVIT

State of Indiana  
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says that she is CLERK

JOURNAL-GAZETTE DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA town

in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for one time, the dates of publication being as follows:

12/17/83

Subscribed and sworn to me before this 17th day of December 1983 Anne M. Perkins

Notary Public

My commission expires November 29, 1985

NOTICE OF PUBLIC HEARING-  
FORT WAYNE  
COMMON COUNCIL  
(RESOLUTIONS NO. R-83-12-17  
AND R-83-12-18)  
Notice is hereby given that the  
Common Council of the City of Fort  
Wayne, Indiana, approved a Resolu-  
tion on December 13, 1983, desig-  
nating property at (Lot twenty-one  
(21) in Hagemen Subdivision to City  
of Fort Wayne Allen County. (Home  
Guard Industries, Inc.) an Economic  
Revitalization Area. A description of  
the affected area can be inspected in  
the County Assessor's Office.  
Common Council will conduct a  
public hearing on whether the above  
described resolution should be con-  
firmed, modified or confirmed or  
rescinded on Tuesday, December  
27, 1983 - 7:30 P.M. Room 128 -  
City-County Building, Fort Wayne,  
IN. If confirmed, said designation  
shall continue for one (1) year after  
confirmation.  
All interested persons are invited  
to attend and be heard at the public  
hearing.  
Sandra E. Kennedy  
City Clerk  
12/17



Fort Wayne Common Council

To NEWS-SENTINEL Dr.

(Governmental Unit)

Allen

County, Ind

FORT WAYNE, INDIANA

## PUBLISHER'S CLAIM

## LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines

Head number of lines

Body number of lines

Tail number of lines

Total number of lines in notice

524231

## COMPUTATION OF CHARGES

31 lines, 1 columns wide equals 31 equivalent lines at 21.5¢ \$ 6.67  
cents per line

Additional charge for notices containing rule or tabular work (50 per cent of above amount)

Charge for extra proofs of publication (50 cents for each proof in excess of two) 2 extra 1.00

TOTAL AMOUNT OF CLAIM.

\$ 7.67

## DATA FOR COMPUTING COST

Width of single column 9.6 picasSize of type 6 pointNumber of insertions 1Size of quad upon which type is cast 6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Drusilla RooseDate Dec. 17, 19 83Title CLERK

Form 903

## PUBLISHER'S AFFIDAVIT

State of Indiana  
ALLEN County SS:Personally appeared before me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says that she is CLERK of theNEWS-SENTINEL  
DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA townin state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for one time, the dates of publication being as follows:12/17/83Subscribed and sworn to me before this 17th day of December, 19 83

Notary Public

My commission expires November 29, 1985NOTICE OF PUBLIC HEARING  
FORT WAYNE  
COMMON COUNCIL  
(RESOLUTIONS NO. R-83-12-17  
AND R-83-12-18)

Notice is hereby given that the Common Council of the City of Fort Wayne, Indiana, approved a Resolution on December 13, 1983, designating property at (Lot twenty-one (21) in Hageman Subdivision to City of Fort Wayne Allen County, (Home Guard Industries, Inc.) an Economic Revitalization Area. A description of the affected area can be inspected in the County Assessor's Office.

Common Council will conduct a public hearing on whether the above described resolution should be confirmed, modified and confirmed or rescinded on Tuesday, December 27, 1983 - 7:30 P.M. Room 128 - City-County Building, Fort Wayne, IN. If confirmed, said designation shall continue for one (1) year after confirmation.

All interested persons are invited to attend and be heard at the public hearing.

Sandra E. Kennedy  
City Clerk

12/17